

**COUNTY OF HENRICO, VIRGINIA
BOARD OF SUPERVISORS
SPECIAL MEETING
March 11, 2014**

The Henrico County Board of Supervisors convened a special meeting on Tuesday, March 11, 2014, at 5:15 p.m., in the County Manager's Conference Room, Administration Building, Henrico County Government Center, Parham and Hungary Spring Roads, Henrico, Virginia.

Members of the Board Present:

Patricia S. O'Bannon, Chairman, Tuckahoe District
Frank J. Thornton, Vice Chairman, Fairfield District
Richard W. Glover, Brookland District
David A. Kaechele, Three Chopt District
Tyrone E. Nelson, Varina District

Other Officials Present:

John A. Vithoukas, County Manager
Joseph P. Rapisarda, Jr., County Attorney
Barry R. Lawrence, CMC, Assistant to the County Manager/Clerk to the Board
Tanya B. Harding, Deputy Clerk to the Board/Administrative Assistant
Joseph A. Casey, Ph.D., Deputy County Manager for Administration
Jane D. Crawley, Deputy County Manager for Community Services
Randall R. Silber, Deputy County Manager for Community Development
Steven W. Knockemus, Assistant Director of Public Relations & Media Services

Mrs. O'Bannon called the meeting to order at 5:20 p.m.

Henricus Historical Park Update

Mrs. O'Bannon commented on how she first became involved with the Henricus Foundation and noted she has served on the Foundation's Board of Trustees since 1986. She introduced Charlie Grant, the Foundation's Executive Director, and John Siddall, the Foundation's Chair. Mrs. O'Bannon noted Henricus Historical Park is near and dear to her heart and is the original location of Henrico County.

Mr. Vithoukas explained that this item was being brought to the Board for informational purposes only. He pointed out Henrico and Chesterfield Counties are partners in Henrico Historical Park and the County's share of funding for the Henricus Foundation appears in the non-departmental section of the County's budget. He recognized Mr. Siddall, who thanked the Board for its ongoing support of the Foundation and for attending events at Henricus. Mr. Siddall noted the joint memorandum signed in 2006 formalizing Henrico's and Chesterfield's partnership with the Foundation, which is a nonprofit 501(c)(3) organization. He further noted Henricus is the tenth

most-visited attraction in the Richmond metropolitan area according to Richmond Region Tourism. Mr. Siddall concluded his comments by referring to the Foundation's fundraising efforts for the 1611 colonial church that is being re-created at the Park.

Mr. Siddall recognized Mr. Grant, who narrated a presentation illustrating how the Foundation's three-way partnership works. Mr. Grant began by providing a brief overview of the history of the City of Henricus, which was founded in 1611 by Sir Thomas Dale and 300 English settlers. He continued by sharing audiovisuals addressing the Foundation's mission and funding; the Park's school program visitation trends, Powhatan Indian/English history and archeology programs for school children, and advantages for school field trips; attendance data for educational programs offered at the Park to school children; the Foundation's capital projects and operating budget fundraising efforts and 1611 colonial church and Sea Lion Ship replica projects; the Park's updated master plan, including a rendering of a future education building/visitor's center, and recent press and media attention; and favorable comments about the Park's educational programs from elementary school teachers who have participated in field trips there. Mr. Grant concluded his presentation by joining Mr. Siddall in thanking the Board for its longstanding and continued support of the Foundation's and Park's educational mission and by offering to provide the Board with an annual work session update. He distributed a binder to the Board containing printed informational materials and a ten-minute video on the Park.

Following Mr. Grant's presentation, Mr. Thornton suggested that Henricus should strive to reach a larger segment of the community, perhaps by recruiting retired teachers to serve as volunteers and acquiring an activity bus so Henricus' programs can be carried to school children whose schools are unable to schedule field trips. In response to a question from Mr. Kaechele, Mr. Grant explained how the Foundation is attempting to improve signage directing visitors to the Park. Mrs. O'Bannon acknowledged retired Henrico Deputy County Manager George Drumwright's volunteer contributions to the Foundation and the Park over the years and noted Henricus has established a Children's Education Fund in Mr. Drumwright's name.

The Board recessed for dinner at 6:01 p.m. and reconvened at 6:10 p.m.

Residential Reinvestment Tax Abatement Program Update

Mr. Vithoulkas introduced two representatives of Gumenick Properties who were in the audience, attorney Bill Axelle of Williams Mullen and the company's Chief Financial Officer, Jim Wilvert. He recognized Gene Walter, Director of Finance, who provided the first portion of a staff update on "Reinvest," the County's tax abatement program. Mr. Walter began his audiovisual presentation by explaining the purpose of the Reinvest program, which encourages revitalization of qualifying residential and commercial structures via a tax abatement of property improvements for a period of seven years. The program continues the County's goal to be an appealing place for existing and future homeowners and businesses to invest by providing incentive thresholds that are needed to have revitalization occur. Mr. Walter reviewed the current parameters of the County's residential investment tax abatement program, shared samples of homes that have been improved under the program, identified the general geographic location of active or completed residential projects that have been granted a tax abatement, and also identified the general geographic location of other properties in the County that currently qualify for the program or

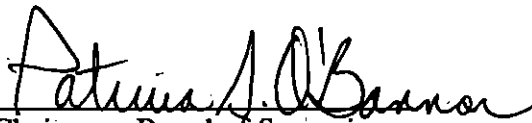
would potentially qualify for the program if a proposed change to the parameters is agreed to by the Board. The proposed change to the program's residential component is to raise the ceiling on the qualifying property's assessed value from \$200,000 to \$250,000. Mr. Walter then reviewed the program's multifamily and commercial parameters and proposed changes to those parameters. These include clarifying the age requirement for hotels and motels that are being converted to residential uses (35 years old) and increasing the number of extensions for rehabilitated multifamily properties that contain more than 50 acres from four three-year periods to six three-year periods. Mr. Walter, Mr. Vithoukas, and Real Estate Section Manager Biff Leonard responded to questions from the Board regarding the anticipated impact of these proposed changes. In response to a question from Mr. Thornton, Mr. Walter discussed how the Reinvest program is publicly promoted. Mr. Walter completed his portion of the presentation by sharing examples of multifamily and commercial properties that have been improved under the program and quantifying the tax abatement that has been granted to residential, multifamily and commercial property owners utilizing the program.

Mark Strickler, Director of Community Revitalization, continued the presentation by highlighting the County's strategies to promote the Reinvest program. In response to questions from Mr. Kaechele and Mrs. O'Bairmon, Mr. Strickler elaborated on the County's *Homeowners Enhancement Guide*, which can be purchased for \$10 per copy or accessed at no cost on the County's website or at any of the County's public libraries. Mr. Walter and Mr. Leonard responded to questions from Mr. Glover pertaining to the status of tax abatements for the Willow Lawn and Suburban Apartments/Libbie Mill redevelopment projects. Mr. Vithoukas pointed out that the proposed changes to the Reinvest program parameters have been included in the proposed FY 2014-15 County budget that will be discussed during the upcoming legislative budget reviews.

Mr. Vithoukas concluded the presentation by reiterating proposed future actions in regards to the Reinvest program, which will enable the County's long-term development goals to be attained. He remarked that it is an opportune time to broaden the program's parameters given the upswing in the real estate market. Mr. Walter noted these changes will require ordinance amendments, which will be introduced to the Board at its first meeting in April for public hearing and action at the Board's first meeting in May. He confirmed for Mr. Thornton there will be a sustained public relations effort to promote the Reinvest program.

Mr. Vithoukas reviewed the agenda for the 7:00 p.m. regular meeting. He referred to the 12 zoning items, which contained two sets of companion cases. Mrs. O'Bairmon and Mr. Silber briefly discussed the request by West End Farmers' Market for a Provisional Use Permit. Mr. Vithoukas also referred to the two other public hearing items and six general agenda items. There was discussion by the Board and Mr. Vithoukas concerning the format of the public hearing on the noise ordinance amendment that would exempt from the ordinance animal noise emanating during certain hours from commercial kennels, veterinarian facilities, and the County Animal Shelter.

There being no further business, the meeting was adjourned at 6:49 p.m.


Chairman, Board of Supervisors
Henrico County, Virginia